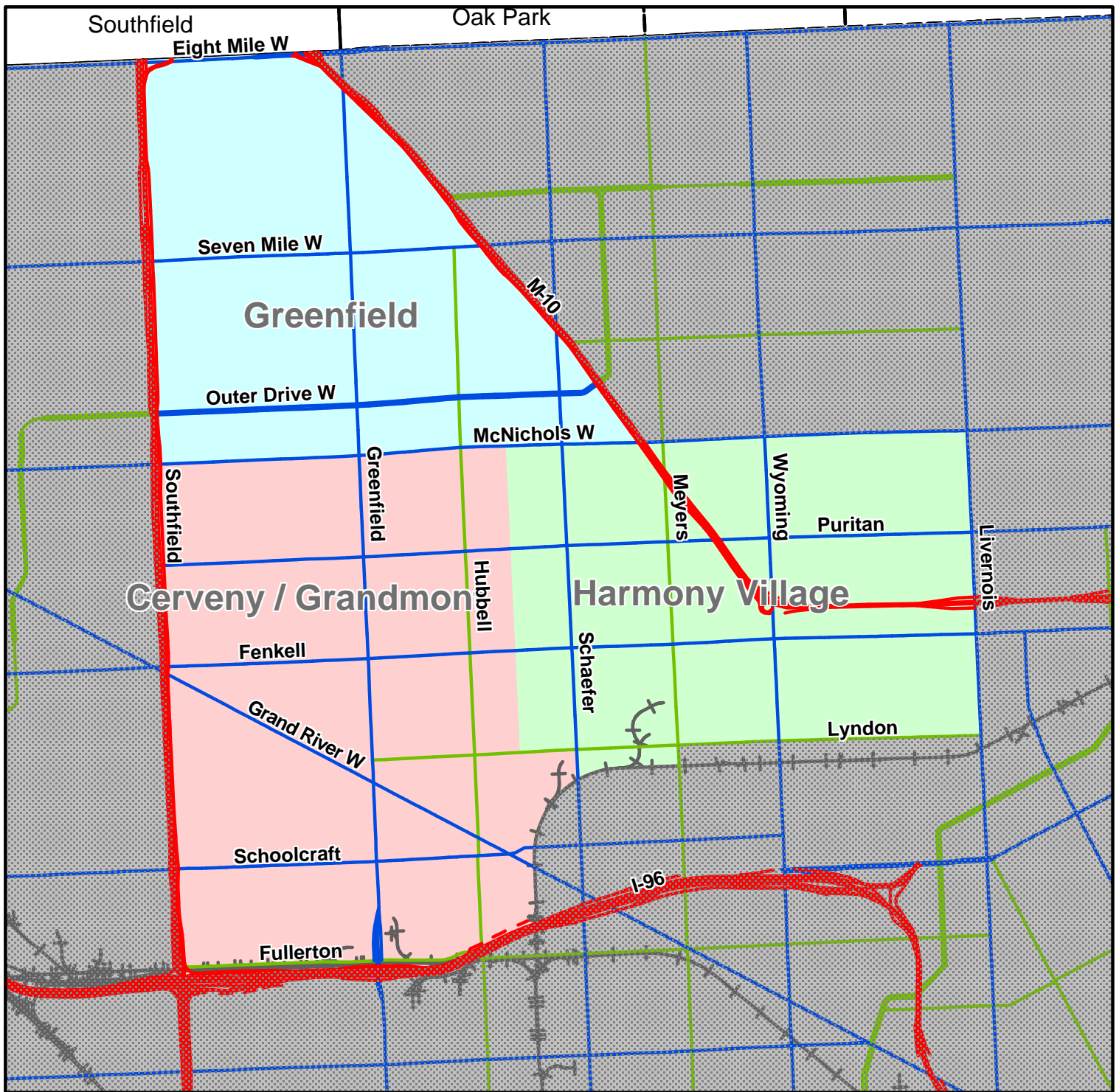


Cluster 9

Introduction

Cluster 9 is generally bounded by Eight Mile to the north, Lyndon and the Jeffries Freeway (I-96) to the south, Livernois and the Lodge Freeway (M-10) to the east, and the Southfield Freeway (M-39) to the west. The Cluster consists of three neighborhood areas: Cervený/Grandmont, Greenfield and Harmony Village

A significant number of Cluster 9 residents have a high school diploma. Cluster 9 lost less than one percent of its housing units during the 1990's, the smallest percentage loss in the City. The Cluster also has one of the City's lowest percent of vacant housing units and one of the highest percent of owner occupied housing units.



Map 9A

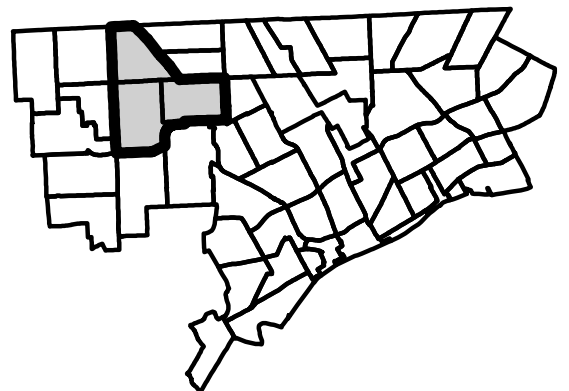
City of Detroit
Master Plan of
Policies

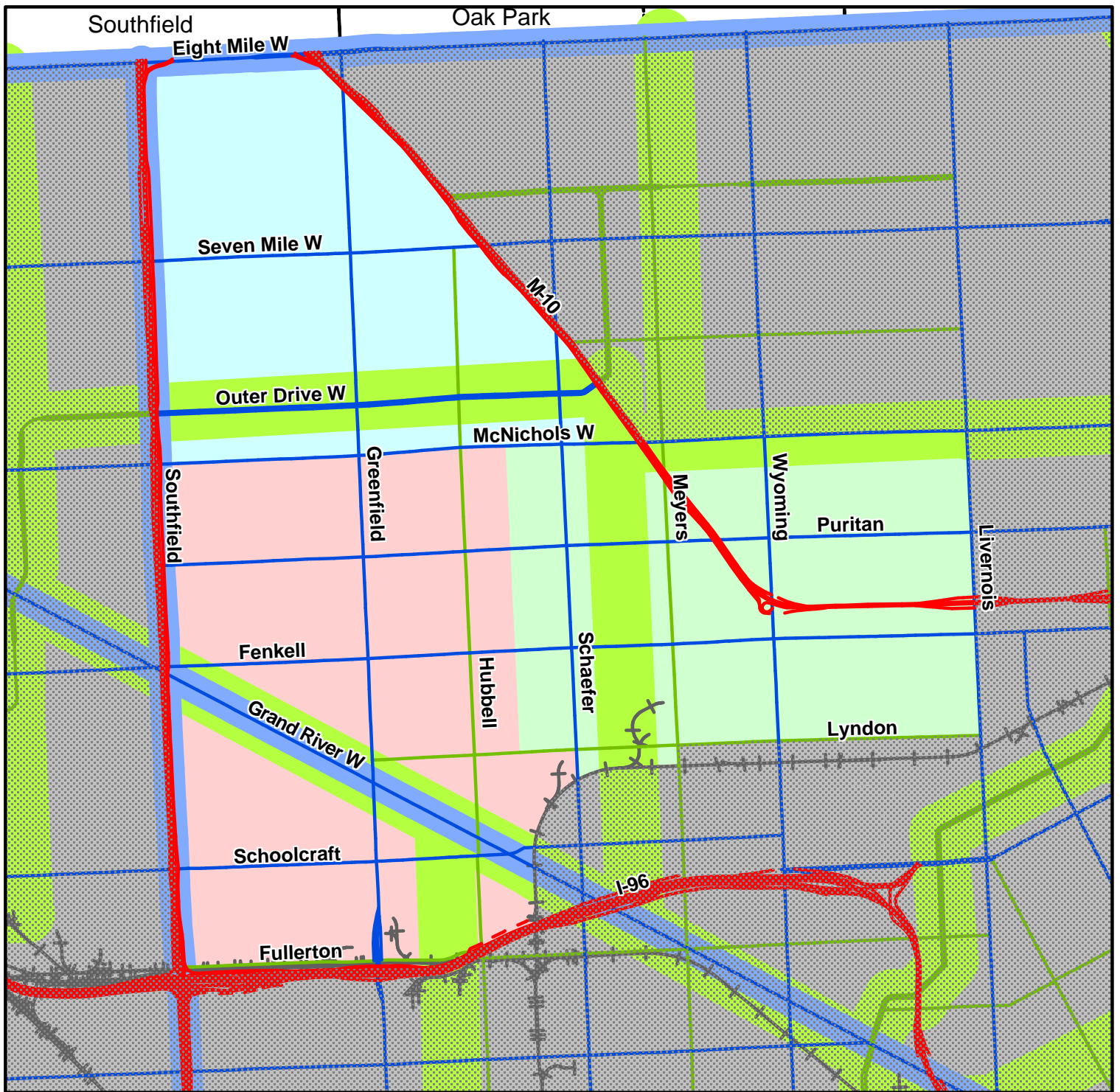
Neighborhood Cluster 9



Neighborhood Index

Cerveny/Grandmont
Greenfield
Harmony Village





Map 9B

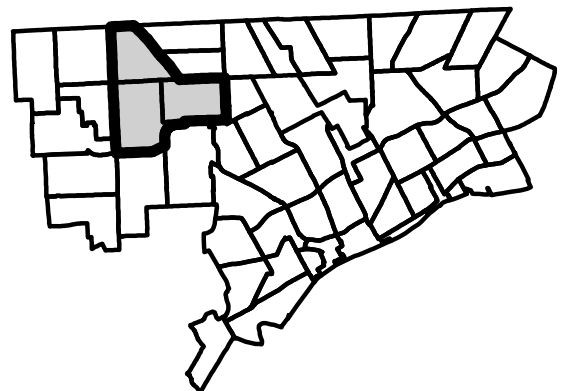
City of Detroit
Master Plan of
Policies

Neighborhood Cluster 9



Transportation Network

- Major Streets
- Secondary Streets
- Mass Transit Routes
- Passenger Rail
- Non-Motorized Route - Conceptual



2000 Census - Demographic Profile



Neighborhood Cluster

9

Total Population

100,919

1990 Population

110,389

1990 to 2000 Change

-9,470

Percent Change

-8.58%

Race

White Only

2,066

2.05%

Black or African American
Only

96,656

95.78%

American Indian and Alaska
Native Only

217

0.22%

Asian Only

459

0.45%

Native Hawaiian and Other
Pacific Islander Only

0

0.00%

Other Race Only

219

0.22%

Two or More Races

1,302

1.29%

Hispanic Origin

Hispanic Origin (Any Race)

756

0.75%

1990 Hispanic Origin

535

1990 to 2000 Change

221

Percent Change

41.31%

Gender

Male

45,596

45.18%

Female

55,323

54.82%

Educational Attainment

Population 25 or older

61,191

60.63%

HS Graduate or Higher

46,217

75.53%

Assoc. Degree or Higher

9,963

16.28%

Age

Youth Population
(Under 18 Years Old)

30,422

30.14%

1990 Youth Population

34,251

1990 to 2000 Change

-3,829

Percent Change

-11.18%

0 to 4 Years Old

7,474

7.41%

5 to 10 Years Old

11,959

11.85%

11 to 13 Years Old

4,823

4.78%

14 to 17 Years Old

6,166

6.11%

18 to 24 Years Old

9,306

9.22%

25 to 44 Years Old

28,944

28.68%

45 to 64 Years Old

22,098

21.90%

65 Years Old and Older

10,149

10.06%

Households

Households

35,491

Average Household Size

2.83

Population in Group Quarters

638

0.63%

Population in Households

100,281

Family Households

25,092

70.70%

Married Couple Family

10,785

42.98%

Female Householder Family

12,014

47.88%

One Person Households

9,096

25.63%

Housing Units

Housing Units

37,901

1990 Housing Units

38,244

1990 to 2000 Change

-343

Percent Change

-0.90%

Vacant Housing Units

2,421

6.39%

Occupied Housing Units

35,480

93.61%

Owner Occupied

23,014

64.86%

Renter Occupied

12,466

35.14%

Housing Value

Owner Occupied Units

21,176

Less Than \$15,000

537

2.54%

\$15,000 to \$29,999

1,265

5.97%

\$30,000 to \$49,999

3,656

17.26%

\$50,000 to \$69,999

4,839

22.85%

\$70,000 to \$99,999

7,848

37.06%

\$100,000 to \$199,999

2,878

13.59%

\$200,000 or More

153

0.72%

Household Income

Less Than \$10,000

5,196

14.64%

\$10,000 to \$14,999

2,629

7.41%

\$15,000 to \$24,999

5,379

15.16%

\$25,000 to \$34,999

4,643

13.08%

\$35,000 to \$49,999

5,845

16.47%

\$50,000 to \$74,999

6,246

17.60%

\$75,000 or More

5,553

15.65%